

SDMS Document ID



1052045

Real Property Records

Date last updated: Thursday, April 08, 2004

❖ Real Property Search

If you have a question about the value, ownership, or characteristics of this property, or any other property in Denver, please call the Assessor at 720-913-4162.

[Link to property tax information for this property](#)

[Link to property sales information for this neighborhood](#)

[Link to property sales information for all Denver neighborhoods](#)

PROPERTY INFORMATION

Property Type: Residential

Parcel: 0226114020000

Name and Address Information

Legal Description

RIEDEL,ELFRIEDA

LTS 12 TO 15 INC & S/2 OF L 11

3404 RACE ST

BLK 17 CHEESMAN &

DENVER, CO 80205

MOFFATS ADD

RESIDENTIAL

Property Address:

Tax District

3404 RACE ST

DENV

Assessment Information

	Actual	Assessed	Exempt	Taxable
Current Year				
Land	56400	4490		
Improvements	111800	8900		
Total	168200	13390	0	13390
Prior Year				
Land	39500	3610		
Improvements	81500	7460		
Total	121000	11070	0	11070

Style: One Story

Reception No.:

Year Built: 1910

Recording Date: //

Building Sqr. Foot: 1,020

Document Type:

Bedrooms: 2

Sale Price:

Baths Full/Half: 1/0

Mill Levy: 64.162

Basement/Finished: 669/0

Lot Size: 14,100

Zoning: R2

Property Completion Agreement

This agreement documents the completion of remedial activities performed on my property. My signature will designate that I am satisfied with the restoration of my property, and that no items are in questions, now, or at any time in the future, except those items listed below, if any.

Property ID:	738
Property Address:	3404 Race
Owner:	Elfrida Riedel
Phone:	303-298-8405

Restoration Items in Question:

Item:
Item:
Item:
Item:
Item:
Item:

Additional Comments:

- ☒ I agree restoration is completed, except as noted
- ☐ I do not agree restoration is completed
- ☐ I agree that the sprinkler system is working properly following reinstallation by contractor

<u>Elfrida</u>	<u>Nov. 8- 2004</u>	<u>Carmy Jan</u>	<u>11/7/05</u>
Owner's Signature	Date	Contractor's Signature	Date

in attendance.

My name is -

Barbara Schumann
5741-25 Ave. So.
Mpls. MN. 55417
612-729-1983

Mon. 9am appointment

Sincerely,

Barbara Schumann

copy of "Power of Attorney" enclosed.

Re: Elfrieda Riedel
3404- Race St.
Denver, CO. 80205

4/8/04

USEPA - VB/1-70 Project Site
Attention: Victor Ketellapper
10 - East 55th Avenue
Denver, CO. 80216

Dear Mr. Ketellapper,

I'm writing to you today on behalf of my Aunt Elfrieda Riedel. She has been notified by the EPA that her soil is contaminated and should be removed and replaced. Enclosed is her signed Consent form giving you permission to do the work.

Due to my Aunt's advanced age (90 years old) I would like to be involved in this project. I am Ms. Riedel's niece as well as her P.O.A. Ms. Riedel is sound of mind but could become overwhelmed by decisions that need to be made.

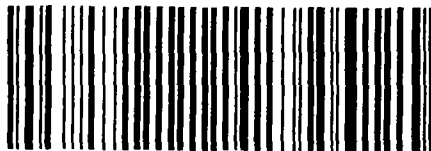
I would appreciate being notified of upcoming home visits or project dates. I live out of state, but if notified could possibly be

Barbara Schumann
5141-25 Ave. So
Mpls. MN. 55411

Re:

Elfrieda Riedel
3404-Race St.
Denver, Co. 80205

YN 4-12-04



7003 0500 0000 1541 1380

LEFT NOTICE

FIRST NOTICE

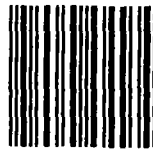
SECOND NOTICE

DATE

4-12-04



0000



80216

U.S. POSTAGE
PAID
ST. PAUL, MN
55111
APR 09, 04
AMOUNT

\$4.88
00090093-11



VB/I-70 Command Post
10 E. 55th Avenue
Denver, CO 80216

copy

DURABLE GENERAL POWER OF ATTORNEY
OF
ELFRIEDA RIEDEL

WADE ASH WOODS HILL & FARLEY, P.C.

ATTORNEYS AND COUNSELORS AT LAW

CHERRY CREEK CENTRE

360 SOUTH MONROE STREET, SUITE 400

DENVER, COLORADO 80209-3709

DURABLE GENERAL POWER OF ATTORNEY
OF
ELFRIEDA RIEDEL

1. Designation of Agent. I, **ELFRIEDA RIEDEL**, as principal, of the City and County of Denver, Colorado, revoke all prior durable general powers of attorney and sign this durable general power of attorney and designate **BARBARA A. SCHUMANN** my attorney in fact and agent (hereinafter "my agent").

2. Effective Date and Durability.

 a. This instrument is a durable power of attorney and shall be effective as of its date, shall be effective throughout my lifetime, and shall not be affected by my disability. The authority of my agent is exercisable notwithstanding my later disability or incapacity or later uncertainty as to whether I am dead or alive.

 b. The validity of this instrument shall not be diminished by the passage of time from the date of its execution by me, it being my intent that it remain in full force and effect until revoked by me.

3. Substitute Agent or Agents.

 a. If **BARBARA A. SCHUMANN** is unable to act as my agent, I appoint **GILBERT D. SCHUMANN** as my substitute agent under this instrument.

 b. References in this instrument to "my agent" shall include any substitute agent.

 c. Any agent or substitute agent may execute and deliver an affidavit that any other agent or substitute agent is unable to act. Any such affidavit shall be conclusive evidence insofar as third parties are concerned of the facts set forth in the affidavit, and any person acting in reliance on any such affidavit shall incur no liability to me or to my estate because of such reliance.

d. Any agent shall be deemed to be unable to act under this instrument if he or she dies, declines to act, resigns, is removed, becomes incapacitated, unexplainedly disappears, or is otherwise unable to act.

4. Agent's Powers.

a. I authorize my agent to exercise or perform any act, power, duty, right, or obligation whatsoever that I now have or may hereafter acquire, relating to any person, matter, transaction, or property, real or personal, tangible or intangible, now owned or hereafter acquired by me, including, without limitation, the following specifically enumerated powers: the power to collect my property and money, the power to pay my debts, the power to buy and acquire property for me, the power to sell and convey my property, the power to manage my property, the power to deal with banks including the power to withdraw or deposit funds, the power to have access to any safe deposit box owned by me, the power to buy, sell, or transfer motor vehicles, and the power to participate in or conduct businesses for me.

b. I grant to my agent full power and authority to do everything necessary in exercising any of the powers herein granted as fully as I might or could do if personally present and to execute any and all documents of any character in furtherance of the exercise of the powers conferred on my agent in this instrument, hereby ratifying and confirming all that my agent shall lawfully do or cause to be done by virtue of this power of attorney and the powers granted in this instrument.

5. Interpretation. This instrument is to be construed and interpreted as a general rather than as a limited power of attorney. The enumeration of specific powers in this instrument is not intended to, nor does it, limit or restrict the general powers granted to my agent in this instrument.

6. Life Insurance on Life of My Agent. Notwithstanding any other provision of this instrument, my agent shall have no rights or powers with respect to any policy of insurance, owned by me, insuring the life of my agent.

7. Fiduciary Powers. Notwithstanding any other provision of this instrument, my agent shall have no rights or powers with respect to any act, duty, right, or obligation, relating to any person, matter, transaction, or property owned by me or in my custody as a trustee, custodian, or personal representative or in any other fiduciary capacity.

8. Taxes and Tax Forms.

a. I grant to my agent the power to represent me in all tax matters for all tax years, specifically including but not limited to full power and authority to receive and inspect confidential tax information and to prepare, sign, and file tax returns and related forms and to perform all acts with respect to gift, generation-skipping transfer, income, and other tax matters for the years 1913 through 2099, inclusive.

b. This authority extends to but is not limited to Forms 709, 1040, and 2848.

c. This authority includes the power to sign any agreements, waivers, consents, extensions, or other documents and to receive and deposit or negotiate refund checks.

9. Conservatorship Matters. I anticipate that the execution and delivery of this instrument will eliminate any need to have a court appoint a conservator for me. Nonetheless:

a. My agent may petition a court of competent jurisdiction to have my agent, or my agent's nominee, appointed as my conservator.

b. If an action is commenced to have a conservator appointed for me, whether by my agent or by any other person or institution, I nominate my agent, or my agent's nominee, to serve as my conservator.

10. Gifts. My agent may make gifts in equal or unequal proportions to or for the benefit of any one or more of the group comprising my heirs (including any such potential donee who is acting as my agent) and those charitable organizations, if any, to which I may have made or may hereafter make contributions, or their successors.

a. Such gifts may be made in such amounts and at such times as will minimize income taxes payable during my life and estate or other death taxes, or generation-skipping transfer taxes, payable at my death.

b. With respect to the making of gifts to charitable organizations pursuant to the standards set out above in this paragraph, I encourage but do not require my agent to review my records, including but not limited to my income or gift tax returns, to determine which charitable organizations I have supported in the past and to consider the desirability of continuing my prior pattern of charitable giving.

c. If I have made a will or a memorandum disposition that is effective on my death with respect to any of my tangible personal property, I hereby grant to my agent the power during my lifetime to transfer and deliver any such property to the donee or donees designated in the will or memorandum, as if I were then deceased. This power shall be exercised only if my agent in good faith determines that I am so incapacitated that I am unable effectively to make decisions concerning my tangible personal property, that I am unlikely to recover so as to be able effectively to make such decisions, that the property to be transferred and delivered cannot feasibly be used for my comfort in my place of residence, and that the property or its net sale proceeds are not necessary to provide for me in the manner to which I have become accustomed.

11. Access to and Right to Copy Documents and Personal Papers. My agent shall have access to and the right to copy, but not to hold, my will, trusts, and other personal papers to the extent my agent deems necessary for purposes of exercising the powers granted to my agent in this instrument.

12. Third-Party Reliance.

a. Third parties may rely on the representations of my agent as to all matters relating to any power granted to my agent.

b. In particular, my agent may execute and deliver an affidavit that this instrument is in full force and effect and that my agent is authorized to act under it. My agent may also, in my agent's discretion, prepare and attach to this instrument or to any such affidavit a list of some or all of the assets then subject to this instrument.

13. Release of Liability. No person or institution relying in good faith on any representations of, or authority granted to, my agent shall be liable to me, or to my estate, heirs, devisees, or assigns, for permitting or recognizing the exercise by my agent of any power so authorized, nor shall my agent be liable to me, my estate, or any other person for the good faith exercise of any power so authorized.


14. Counterparts and Copies. Each executed counterpart original of this instrument, and any copy of this instrument showing my signature shall have the force and effect of an original.

copy

15. Governing Law. This instrument is executed and delivered in the State of Colorado and is to be construed pursuant to the laws of this state. I intend that this instrument be recognized to the fullest extent possible by third parties and courts in other states.

16. Severability. If for any reason any provision of this instrument is determined not to be legally binding, that provision shall be deemed to be severable, and all remaining provisions of this instrument shall be deemed to be legally binding to the greatest extent possible.

Dated June 7, 2001.



ELFRIEDA RIEDEL

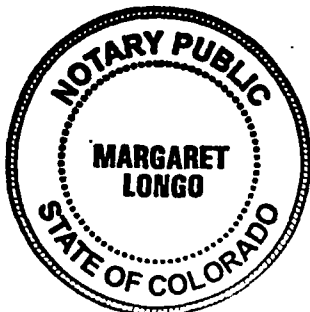
STATE OF COLORADO
CITY AND
COUNTY OF DENVER

)
) ss.
)

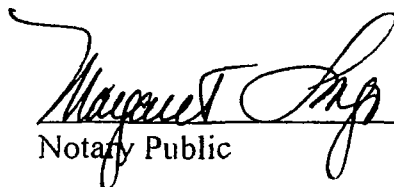
The foregoing instrument was acknowledged before me by the principal, ELFRIEDA RIEDEL, on June 7, 2001.

Witness my hand and official seal.

My commission expires:



My Commission Expires Dec. 17, 2002



Notary Public



**U.S. Environmental Protection Agency
Vasquez Boulevard I/70 Superfund Site
Replacement Certificate**



**US Army Corps
of Engineers**
Omaha District

Property Owner Elfrieda Riedel

Property Address 3404 Race St.

Property Identification Number 738

Material Removed	Quantity	Unit Price	Replacement Value
Flower bed area (square feet)		\$ 2.50	\$
Itemized plants		\$7.00	\$
Itemized shrubs/bushes	25	\$12.00	\$300.00
Total			\$300.00

The acceptance of the replacement certificate and the signature below is full acknowledgement by the property owner that this is a fair and reasonable compensation for plant materials removed during remediation activities, but not planted or installed by the government or it's contractors.

The total amount of \$ 300.00 has been received by the owner in the form of a replacement certificate, #13628, to be utilized at Paulino's Gardens, 6300 N. Broadway, Denver, CO 80216.

Elfrieda Riedel
Property Owner's Signature

Date

July 29-2004

[Signature]
Contractor's Signature

Date

7-29-2004

Consent For Access To Property

RIGHT OF ENTRY TO PREMISES

Grantor (the property owner) consents to and authorizes the United States Environmental Protection Agency (EPA) or its authorized representatives, collectively the Grantee, to enter and perform certain environmental response activities upon the following described premises:

Owner's Name: Elfrieda Riedel	Phone: 303-296-8074
-----------------------------------------	-------------------------------

Addresses of Properties covered by this Agreement:	Address: 3404 Race St
	Address:
	Address:
	Address:
	Address:

PURPOSE OF RESPONSE ACTIVITIES

The EPA is requesting access to collect soil samples and remove soil that contains elevated concentrations of arsenic and/or lead and may pose a health hazard. The soil will be removed and the excavated area(s) will be replaced with clean materials and restored. This work is being performed under the Vasquez Boulevard/I-70 Superfund Site remediation program.

An EPA representative will contact the Grantor in-person to discuss the work to be performed, the Grantor will have an opportunity to review and approve the planned soil removal, and restoration work before it begins. Once the work is finished, the Grantor will be asked to review the work and confirm that it is complete and meets with the Grantor's approval. Upon completion, the Grantor will receive written documentation from EPA that the property has been remediated.

ENVIRONMENTAL RESPONSE ACTIONS

By signing this Access Agreement, the Grantor is granting the EPA, its employees, contractors and subcontractors the right to enter the property, at all reasonable times and with prior notice, for the sole purpose of performing the work. This access shall remain in effect until the work has been satisfactorily completed. The Grantor also agrees to:

Consento para el Acceso de la Propiedad

DERECHO A ENTRAR LA PROPIEDAD

Otorgante (dueño(a) de propiedad) se da consentimiento y autoriza la Agencia para la Protección del Medio Ambiente de Los Estados Unidos (EPA) o sus representantes autorizados, en conjunto con el Cesionario, a entrar y llevar a cabo algunas actividades ambientales acerca de la propiedad descrita que sigue:

Dueño de la Propiedad: Elfrieda Riedel	Numero Diario:
-------------------------------------------------------------	-----------------------

Dirección de Propiedades Cubiertas por este Acuerdo:	Dirección: 3404 Race St
	Dirección:
	Dirección:
	Dirección:
	Dirección:

PROPÓSITO DE ACTIVIDADES AMBIENTALES

El EPA solicita el acceso a coleccionar muestras de tierra y remover tierra que tiene altas concentraciones de arsénico y/o plomo que podría ser peligroso a su salud. La tierra estará removida y el(los) área(s) excavado(s) estará reemplazado con materiales limpios y restaurado. Este trabajo estará realizado debajo del Vasquez Boulevard/I-70 Superfund Site programa de remediación.

Un representante de EPA se contactará con el Otorgante personalmente a discutir el trabajo que está siendo realizado, el Otorgante tendrá la oportunidad de examinar y sancionar el plan de remoción de tierra y el trabajo de restauración antes de comenzar. Cuando el trabajo se termina, el Otorgante estará pedido a revisar el trabajo, confirmar su terminación y cumplir con su aprobación. Después de terminación, el Otorgante recibirá un documento escrito por el EPA que indica la propiedad había sido remediada.

ACCIONES DE LA RESPONDENCIA AMBIENTAL.

Por su firma de este Acuerdo de Acceso, el Otorgante concede al EPA, sus empleados, contratistas y subcontratistas el derecho a entrar la propiedad, en tiempos razonables y sin noticia anterior, para el único propósito de realizar trabajo. Este acceso debería persistir en efecto hasta que el trabajo había sido terminado en un estado aceptado. El Otorgante también está de acuerdo con:

- Remove obstructions including boats, trailers, vehicles, playscape items, wood piles, dog houses, etc;
- Remove flower bulbs or plants that the Grantor or the Grantor's tenant may wish to save;
- Water and maintain replacement vegetation, including fertilizer application, as necessary subsequent to an initial watering period by EPA, unless watering is restricted by Denver Water Board;
- Abide by health and safety guidance provided by EPA;
- If the property is rented, assist EPA in obtaining tenant approval for access to the property to perform the work if EPA is unable to obtain such access; and
- Allow videotaping and/or photography of the property including exterior and interior areas of buildings.



AGREEMENT NOT TO INTERFERE

The Grantor agrees not to interfere or tamper with any of the activities or work done, or the equipment used to perform the activities, or to undertake any actions regarding the use of said property which would tend to endanger the health or welfare of the Grantees or the environment, or to allow others to use the property in such a manner.

Should you have any questions about this program, please contact Jennifer Chergo at 303-312-6601 or Pat Courtney at 303-312-6631.

☒ I grant access to my properties

☐ I do not grant access to my properties

			
Signature	Date	Signature	Date

☐ I would like to be present during any sampling that is required.

- Remover obstrucciones que incluye botes, remolque, vehículos, juguetes de niños, montones de madera, casas de perros, etc.
- Remover de bulbos de flores, o otras plantas que el Otorgante o inquilino del Otorgante quisiera guardar;
- Regar y mantener reemplazo de vegetación, incluso la aplicación de fertilizante, como es necesario subsecuente de la riega inicial por el EPA, a menos que regando está restringido por la Junta de Agua de Denver.
- Permanecer por la guía de Salud y Seguridad proveído por el EPA;
- Si la propiedad está rentado, asiste el EPA a obtener la aprobación del inquilino para acceso a la propiedad a llevar a cabo el trabajo, si el EPA está inhábil a obtener acceso; y
- Permitir a hacer un video y/o tomar fotos de la propiedad incluyendo los áreas exterior y interior de edificios.

ACUERDO A NO INTERFERIR

El Otorgante está de acuerdo a no interferir o meterse en cualquier actividades o trabajo hecho, o el equipo usado a llevar de cabo los actividades, o hacer cualquier acciones en respecto de la usa de dicho propiedad que podría arriesgar la salud o bienestar de los Cesionarios o el medio ambiente, o permitir otras personas a usar la propiedad en alguna manera.

Si tiene preguntas sobre este programa, por favor contacta Jennifer Chergo at 303-312-6601 or Pat Courtney at 303-312-6631.

☐ Si yo permito acceso a mi propiedad

☐ No permito acceso a mi propiedad.

Firma

Fecha

Firma

Fecha

☐ Me gustaría ser presente durante de cualquier colección de muestras.

738

X

<> Inq New Update Test Cancel Reset Exit Ticket # 0000334255-000 has been queued! 06/11/04 08:25:07 AM NEW
INSERT

Ticket 0000334255 Date 06/11/2004 Time 08:24AM Oper JWL657248458 Rev 000 NEW GRID
Old Tkt 0000334255 Date 06/11/2004 Time 08:24AM Oper JWL657248458 Chan WEB

Phone 303-487-0377 Ext Caller JASON LYNCH
Email JLYNCH@PROJECTRESOURCESINC.COM
Company PROJECT RESOURCES Fax 303-295-0990
Address 10 E 55TH AVE
City DENVER State CO Zip 80216

Alternate Contact TODD MYERS Phone 3034870377 Ext
Done for CORPS OF ENGINEERS / EPA
Work type SOIL EXCAVATION TO A DEPTH OF 12 INCHES F
Explosives N Boring N Meet time requested N
St CO Cnty DENVER Place DENVER
Addr From 3404 Street RACE STREET
Nearest Intersecting Street
Latitude Longitude

Location ENTIRE RESIDENTIAL PROPERTY FROM THE CURB ONTO THE PROPERTY AT THE
ADDRESS LISTED - SOIL EXCAVATION TO A DEPTH OF 12 INCHES.

The locate will be completed between 06/11/04 08:25:08 AM and the end of the day 06/15/2004

Grids (T/R/S) 03S068W26NE

Members ATCT01 CMSND00 CMSND14 LVL311 PCKVEL PCNDU0 PSND14 QLNCND00 QLNCND14 TCHAM2
WCG01

Members - these will be notified by the center

PSND14 XCEL ENERGY---APPT FILE
PCKVEL XCEL ENERGY--ELEC TRANSM

XCEL ENGY--APPT SCHEDULE-- UQ
XCEL ENERGY-ELEC TRANSM

PCKVEL	XCEL ENERGY--ELEC TRANSM	XCEL ENERGY-ELEC TRANSM
CMSND00	COMCAST - NORTH DENVER	COMCAST - NORTH DENVER
CMSND00	COMCAST - NORTH DENVER	COMCAST - NORTH DENVER
PCNDU0	XCEL ENERGY-NORTH DENVER	XCEL ENERGY-NORTH DENVER
PCNDU0	XCEL ENERGY-NORTH DENVER	XCEL ENERGY-NORTH DENVER
PCNDU0	XCEL ENERGY-NORTH DENVER	XCEL ENERGY-NORTH DENVER
PSND14	XCEL ENERGY---APPT FILE	XCEL ENGY--APPT SCHEDULE-- UQ
QLNCND14	QWEST LOCAL NETWORK---APPT. SCHED.	QWEST LOCAL NETWORK
QLNCND14	QWEST LOCAL NETWORK---APPT. SCHED.	QWEST LOCAL NETWORK
LVL311	LEVEL 3 COMMUNICATIONS	LEVEL 3 COMMUNICATIONS
PCKVEL	XCEL ENERGY--ELEC TRANSM	XCEL ENERGY-ELEC TRANSM
WCG01	WILTEL COMMUNICATIONS LLC	WILTEL COMMUNICATION
QLNCND00	QWEST LOCAL NETWORK	QWEST LOCAL NETWORK (UQ)
TCHAM2	TOUCH AMERICA--SOUTHERN COLORADO AREA	TOUCH AMERICA (FIBER)
QLNCND00	QWEST LOCAL NETWORK	QWEST LOCAL NETWORK (UQ)
CMSND14	COMCAST-APPT. SCHED.	COMCAST-CATV/UQ
PSND14	XCEL ENERGY---APPT FILE	XCEL ENGY--APPT SCHEDULE-- UQ
CMSND14	COMCAST-APPT. SCHED.	COMCAST-CATV/UQ
ATCT01	AT&T	AT&T

TIER2 MEMBERS - you must notify these members yourself

DTEO01	DENVER TRAFFIC ENGINEERING OPERATIONS	DNVR TRAFFIC ENG OPERAT.	720-865-4001
DNVH20	DENVER WATER DEPARTMENT	DENVER WATER DEPT	303-628-6666
WWMG01	WASTEWATER MANAGEMENT DIVISION	WASTEWATER MGMT DIVISION	303-446-3744
DNVPR1	DENVER PARKS AND RECREATION	DENVER PARKS & REC.	303-458-4839

Hand-drawn site plan of a property with various areas labeled for sod, mulch, and removal. The plan includes dimensions for different sections and notes on what to leave or remove.

Top Left Area:

- Leave sod
- 10x26 = 260
- shed
- sod

Top Right Area:

- leave all large trees can remove all small trees & bushes in this entire area as needed
- electric box
- Leave

Middle Left Area:

- Dispose of old wood & debris
- Leave
- sod
- 22x36 = 792
- remove
- sod
- Leave
- OTAL

Middle Right Area:

- hs = 31x54
- POS
- Brown mulch
- 47x130 = 6110

Bottom Left Area:

- Leave
- 3404 race
- sod
- 19x20 = 380
- remove
- Leave

Bottom Right Area:

- Leave vines
- POS
- remove
- 511
- Leave

Bottom Center Area:

- water meter
- Brown mulch
- 15x113 = 1695
- Brown mulch
- fire hydrant

$$40 \times 130 = 5200$$

medium
rock

Brown
muck

$$15 \times 113 = 1695$$

Brown
mud

fire
Hydroxide

Property Access Checklist

Property ID: 738	<input type="checkbox"/> WORK STARTED	ON: __/__/__
Property Address: 3404 race st.	<input type="checkbox"/> WORK COMPELTED	ON: __/__/__

Property Owner: Elfrida Riedel	Property Renter:
Mailing Address:	Home Phone:
	Fax:
	Cell/Pager:
Home Phone: 612-729-1983	Additional Information:
Fax:	elber-deober@aol.com
Cell/Pager:	

<input checked="" type="checkbox"/> Notification Letter	Sent: 2/20/04	By: Amy James
<input checked="" type="checkbox"/> Access Agreement	Signed: 4/3/04	By: Paul elfrida Riedel
<input checked="" type="checkbox"/> Restoration Agreement	Signed: 4/19/04	By: elfrida Riedel
<input type="checkbox"/> Topsoil Sampling (if applicable)	___/___/___	By:
<input type="checkbox"/> Disposal Sampling (if applicable)	___/___/___	By:
<input type="checkbox"/> Garden Sampling (if applicable)	___/___/___	By:
<input type="checkbox"/> Utility Clearance	Called: ___/___/___	By:
<input checked="" type="checkbox"/> Video/Photos (Before)	On: 4/19/04	By: Todd Myers
<input type="checkbox"/> Video/Photos (During)	On: ___/___/___	By:
<input type="checkbox"/> Video/Photos (After)	On: ___/___/___	By:
<input type="checkbox"/> Video/Photos (30-Day)	On: ___/___/___	By:
<input type="checkbox"/> Property Completion Agreement	Signed: ___/___/___	By:
<input type="checkbox"/> Final Report	Issued: ___/___/___	By:

Air Monitoring (as applicable)

<input type="checkbox"/> Community <input type="checkbox"/> Crew	On: ___/___/___	By:
Results:		
<input type="checkbox"/> Community <input type="checkbox"/> Crew	On: ___/___/___	By:
Results:		
<input type="checkbox"/> Community <input type="checkbox"/> Crew	On: ___/___/___	By:
Results:		

Restoration Agreement

The purpose of this agreement is to provide a mutual agreement as to conditions of property prior to remediation activities. This will also serve as decontamination for the purpose of assuring that restoration activities are completed to the satisfaction of the property owner and the United States Environmental Protection Agency (EPA).

Property ID: 738
Property Address: 3404 Race St.
Owner: Elfrieda Biedel
Phone: 612-729-1983

On the attached diagram(s) indicate area(s) to excavated and depth of excavation, location of all known utilities, subsurface features, surface structures and landscaping features, access location(s) to be used by contractor, and the direction of North. Indicate distances, depths, material types, etc. Indicate digital photos by referencing the photo-log number with an arrow indicating direction of view.

Items To Be Removed By Owner Before Start Of Remediation: (Use additional sheets as necessary)

The removal, storage, disposal, and/or return of these items is the Owner's responsibility.

Item: Any small debris in yard
Item:
Item:
Item:
Item:
Item:
Item:
Item:



Project Resources Inc.

Items To Be Removed By Contractor During Remediation And Not Replaced
(Use additional sheets as necessary)

Item:	
	all trees in yard that need to be removed
Item:	
Item:	
Item:	
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Project Resources Inc.

Items To Be Removed By Contractor During Remediation And Replaced
(Use additional sheets as necessary)

Item:
N/A
Item:
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Landscape Inventory
(Use additional sheets as necessary)

Item	Quantity	Unit	Description/Explanation
Total Area Of Property To Be Excavated	15,396	Square Feet	
Number of trees > 2 inch trunk diameter	N/A		
Number of trees < 2 inch trunk diameter	N/A		
Number of Sprinkler Zones, Control Valves, Timers, Heads, etc. Attach a sketch of the sprinkler layout.	N/A		Zones: <u>N/A</u> Heads: <u>N/A</u> Control Valves: <u>N/A</u>
Number of and total size of all gardens / flower beds. Attach a sketch of relative sizes and locations.	# Of Beds: <u>N/A</u> # Of Gardens: <u>N/A</u>		Ft ² Of Beds: <u>N/A</u> Ft ² Of Gardens: <u>N/A</u>



Project Resources Inc.

Item	Quantity	Unit	Description/Explanation
Agreed upon value of plant materials <u>not to be replaced</u> by contractor. Note: This value will be used to issue a plant voucher to the property owner.	Total # Of Beds: <u>2</u>	\$	Total Ft ² Of Beds To Be Replaced With Certificate: <u>25 Shrubs</u> <u>\$ 300</u>
Agreed upon list of plant materials that will be replaced by contractor. Be very specific and detailed. Include a sketch of where each plant will be placed by the contractor.	<u>N/A</u>	Each	Only Use For Plants That Are Being Saved and Re-planted
Agreed upon area of property to be replaced with grass sod. Include a sketch of the area(s) to be replaced with grass sod.	<u>1611</u>	SF	Total Ft ² Of Sod To Be Laid: <u>1611</u>
Area of City or County property to be landscaped per their requirements. Include a sketch of the area (s)	Total Ft ² : <u>2475</u>	SF	Sod: <u>N/A</u> Brown Mulch: <u>N/A</u> Red Mulch: <u>2475</u>
Agreed upon area of property to be replaced with mulch.	Total Ft ² Of Mulch: <u>8585</u>	SF	Red: <u>N/A</u> Brown: <u>8585</u>



Project Resources Inc.

Item	Quantity	Unit	Description/Explanation
Agreed upon area to be replaced rock.	Total Ft ² Of Rock: <u>5200</u>	SF	Large: <u>N/A</u> Medium: <u>5200</u> Small (pea gravel): <u>N/A</u> Driveway Gravel: <u>N/A</u>
Agreed upon area to be replaced with no groundcover.	Total Ft ² With No Groundcover: <u>N/A</u>		

Additional Comments / Instructions:



Project Resources Inc.

Additional Comments / Instructions Continued:

☐ Check the box if Owner does not want PRI to document interior foundation walls and possible pre-existing damage. By checking this box PRI is not responsible for any damage done to the interior of house, including foundation cracks or fissures.

☒ I agree

☐ I do not agree

☒ I agree

☐ I do not agree

E. Prieta 4-15-04
Owner's Signature Date

Podh mpr 4-19-04
Contractor's Signature Date

This spreadsheet performs screening level calculations to estimate the effect of peeling leaded paint on the average concentration of lead in yard soil
3404 Race St.

INPUTS		Units	House
General	Variable		
	Mixing depth in yard	cm	2.54
	Mixing depth in yard	inches	1
	Soil density	g/cm3	2.5
	RBC in soil	mg/kg	400
House-specific	Bkg in clean fill	mg/kg	50
			Small
	Area of the exposure unit	m2	104.7946
	Area of the exposure unit	ft2	1128
	Concentration of lead in paint	mg/cm2	16
	Area of peeling paint	m2	9.009737
	Area of peeling paint	ft2	96.98
COMPUTATIONS			
	Mass of lead from paint	mg	1.4E+06
	Volume of soil	cm3	2.7E+06
	Mass of soil	kg	6.7E+03
	Incremental concentration	mg/kg	216.6
	Maximum acceptable area of peeling leaded paint (m2)		14.6
	Maximum acceptable area of peeling leaded paint (ft2)		156.6
DECISION			OK

Address: 3404 Race St		Date: 7/29/2005	
Owner: Elfrieda	Riedel	Telephone #:	(303) 296-8074

Plot Plan:

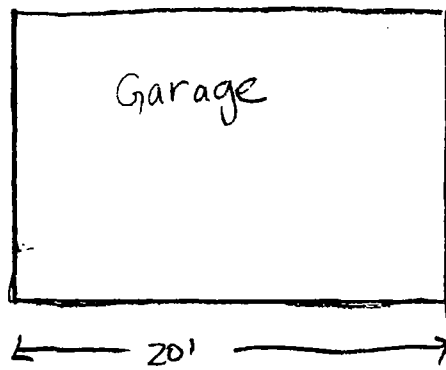
see attached

Property #
738

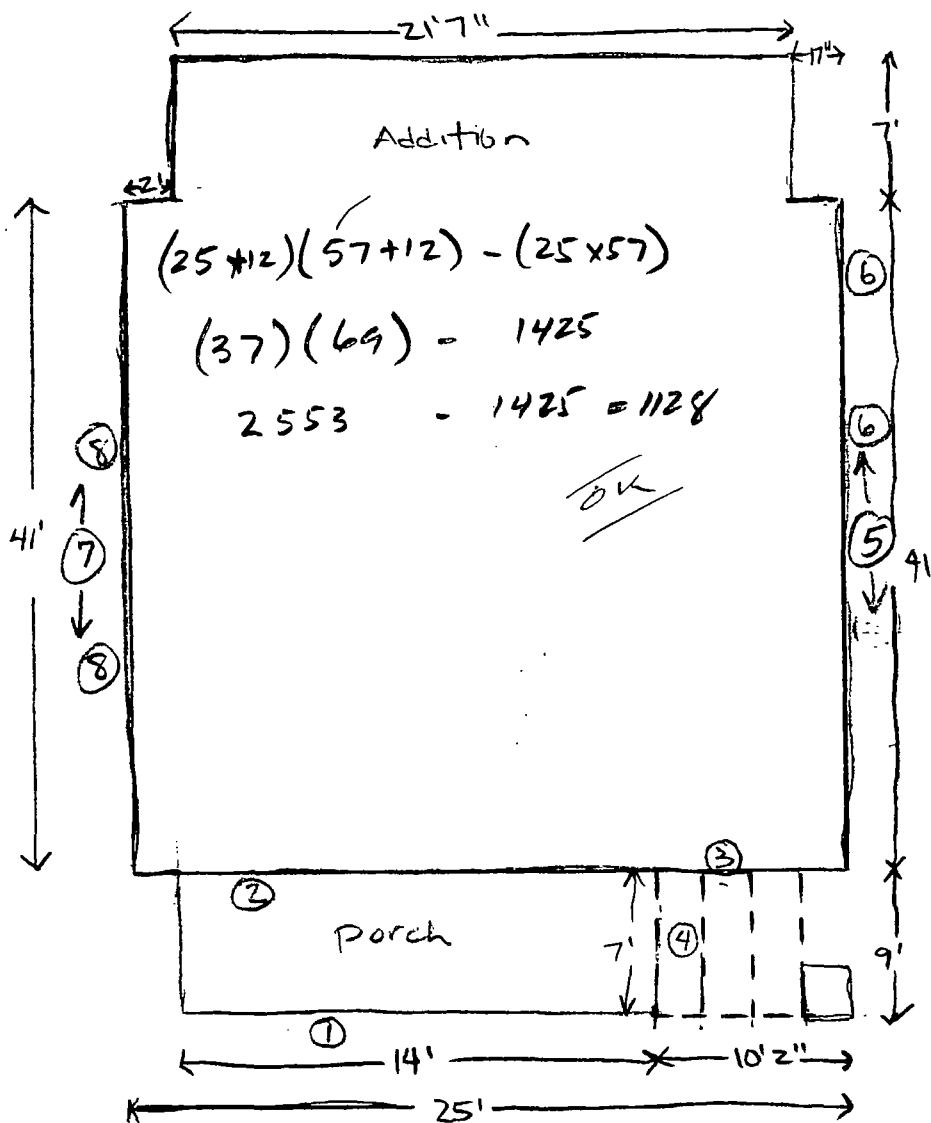
	Exterior Walls				Doors/Trim			
	Material	deteriorated Area	Peel/Chip	XRF (Lead)	Material	deteriorated Area	Peel/Chip	XRF (Lead)
North								
South								
East								
West								
	Total	0.00			Total	0.00		

	Window Trim/Fascia/Soffit				Patios/Decks/Porches			
	Material	deteriorated Area	Peel/Chip	XRF (Lead)	Material	deteriorated Area	Peel/Chip	XRF (Lead)
North	wood	34.22		12+-2.9				
South	wood	46.34		12+-2.9				
East								
West	wood	1.69		16+-7.4	wood	14.73		16+-7.4
	Total	82.25			Total	14.73		

	Metal Trim/Gutters/Downspouts				Garage			
	Material	deteriorated Area	Peel/Chip	XRF (Lead)	Material	deteriorated Area	Peel/Chip	XRF (Lead)
North								
South								
East								
West								
	Total	0.00			Total	0.00		



$$\begin{aligned}
 &(20+12)(16+12) - 20 \times 16 \\
 &(32)(28) - 320 \\
 &896 - 320 = 576 \quad \square \\
 &\quad \underline{\text{OK}}
 \end{aligned}$$



3404 Race

Address: 3404 Race St.		Structure: House									
Date: 7/29/05		Direction: W									
Investigator: CM, WH											
Time Started: 8:30 A.M.											
Drawing Number	Photo Number	Painted Surface	Material	Color	Total Area of Element (units ft^2)	Percent Deteriorated	Deteriorated Area (units ft^2)	XRF #	XRF Value	pos/neg	Notes
1	1	Porch Rail/Banisters	wood	white	83.69	10%	8.37	793	5.1±1.7	POS	Paint mostly gone, looks like it was stripped.
2	2	Window Frame/Sash (Porch)	wood	white	4.67	100%	4.67	792	16±7.4	POS	
3	3	Window Frame (Right)	wood	white	1.69	100%	1.69	See 792	16±7.4	POS	Only part of frame exposed.
4	4	Beams and Stair Cover (Porch)	wood	white	178.92	25%	44.73	See 793	5.1±1.7	POS	Most of the paint is gone.
Address: 3404 Race St.		Structure: House									
Date: 7/29/05		Direction: S									
Investigator: CM, WH											
Time Started: 8:30 A.M.											
Drawing Number	Photo Number	Painted Surface	Material	Color	Total Area of Element (units ft^2)	Percent Deteriorated	Deteriorated Area (units ft^2)	XRF #	XRF Value	pos/neg	Notes
5	5	Window Frames and Sash (6)	Wood	White	43.67	100%	43.67	794	12±2.9	POS	
6	6	Basement Window Frame	Wood	White	13.33	20%	2.67	See 794	12±2.9	POS	Most of the paint is gone.
N/A	N/A	Back Addition Wall	Wood	Red	N/A	N/A	N/A	795	0.05±0.14	NEG	
N/A	N/A	Door to Addition	White	White	N/A	N/A	N/A	796	0.23±0.26	NEG	
Address: 3404 Race St.		Structure: House									
Date: 7/29/05		Direction: E									
Investigator: CM, WH											
Time Started: 8:30 A.M.											
Drawing Number	Photo Number	Painted Surface	Material	Color	Total Area of Element (units ft^2)	Percent Deteriorated	Deteriorated Area (units ft^2)	XRF #	XRF Value	pos/neg	Notes
N/A	N/A	Addition Wall	Wood	Red	N/A	N/A	N/A	See 795	0.05±0.14	NEG	
Address: 3404 Race St.		Structure: House									
Date: 7/29/05		Direction: N									
Investigator: CM, WH											
Time Started: 8:30 A.M.											
Drawing Number	Photo Number	Painted Surface	Material	Color	Total Area of Element (units ft^2)	Percent Deteriorated	Deteriorated Area (units ft^2)	XRF #	XRF Value	pos/neg	Notes
7	7	Window Frames and Sash (3)	Wood	White	29.33	100%	29.33	See 794	12±2.9	POS	
8	8	Basement Window Frames (2)	Wood	White	9.78	50%	4.89	See 794	12±2.9	POS	
Address: 3404 Race St.		Structure: Garage									
Date: 7/29/05		Direction: N, E, S, W									
Investigator: CM, WH											
Time Started: 8:30 A.M.											
Drawing Number	Photo Number	Painted Surface	Material	Color	Total Area of Element (units ft^2)	Percent Deteriorated	Deteriorated Area (units ft^2)	XRF #	XRF Value	pos/neg	Notes
N/A	N/A	West People Door	Wood	Red	N/A	N/A	N/A	797	0.08±0.03	NEG	
		No other deteriorated paint on garage.									

TARGET SHEET
EPA REGION VIII
SUPERFUND DOCUMENT MANAGEMENT SYSTEM

DOCUMENT NUMBER: 1052045

SITE NAME: VASQUEZ BOULEVARD AND I-70

DOCUMENT DATE: 11/17/2005

DOCUMENT NOT SCANNED

Due to one of the following reasons:

- ☒ PHOTOGRAPHS
- ☐ 3-DIMENSIONAL
- ☐ OVERSIZED
- ☐ AUDIO/VISUAL
- ☐ PERMANENTLY BOUND DOCUMENTS
- ☐ POOR LEGIBILITY
- ☐ OTHER
- ☐ NOT AVAILABLE
- ☐ TYPES OF DOCUMENTS NOT TO BE SCANNED
(Data Packages, Data Validation, Sampling Data, CBI, Chain of Custody)

DOCUMENT DESCRIPTION:

1 - PROPERTY PHOTO CD, PROPERTY #738
